

PARCEL NO. 1 - Situate along the East side of U. S. Route No. 15, along the West side of Old Frederick Road, and both sides of Devilbliss Bridge Road in Lewistown Election District No. 20, Frederick County, Maryland, and beginning at a corner tree of a wire fence located approximately 68 feet South of Devilbliss Bridge Road and being the Western most corner of a 1.48 acre parcel now or formerly owned by Alton A. T. Williar and wife, as recorded in Liber 657, folio 22 among the land records of Frederick County, Maryland; thence from said point of beginning N 35° 52' 42" E - 75.13 feet to a point in the center line of Devilbliss Bridge Road; thence with the center of said road N 83° 02' 25" E - 256.44 feet to the center line intersection of Devilbliss Bridge Road and Old Frederick Road; thence running with Old Frederick Road the following six (6) courses and distances: (1) N 10° 13' 32" E - 202.29 feet to a point, (2) N 04° 49' 26" E - 197.56 feet to a point, (3) N 05° 30' 46" E - 322.96 feet to a point, (4) N 19° 31' 12" E - 349.72 feet to a point, (5) N 22° 42' 30" E - 368.82 feet to a point (6) N 21° 20' 49" E - 627.99 feet to a point, in the center line of Old Frederick Road, thence leaving said road and running with part of the lands that is now or formerly owned by James C. T. Poffenberger as recorded in Liber 873, folio 334 among the land records, thence with a fence line and the Poffenberger parcel N 80° 02' 29" W - 895.83 feet to a fence post; thence with a fence line and the lands now or formerly owned by Bessie E. Pitzer as recorded in Liber 430, folio 589, the following two (2) courses and distances: (1) S 03° 44' 58" W - 612.79 feet to a planted stone and (2) S 76° 34' 24" W - 688.19 feet to a planted stone; thence with a fence line bounding partially on the above referenced Pitzer parcel and also along other lands of Alton A. T. Williar as recorded in Liber 474, folio 342 among the land records of Frederick County, S 31° 17' 24" W - 968.24 feet to an iron pipe herein set; thence leaving said fence line and continuing with the lands of Williar as referenced in Liber 474, folio 342, S 58° 27' 17" W - 359.77 feet to a point in the Eastern marginal line of U. S. Route 15, as shown on Maryland State Highway Administration Right-of-Way Plat No. 42244; said point being N 64° 27' 15" E - 135.107 feet from base line station 287 + 27.69 of said Plat; thence with the Eastern marginal line of U. S. Route 15 the following five (5) courses and distances: (1) S 23° 15' 19" E - 127.79 feet to a point opposite station 286 + 00, (2) S 34° 04' 37" E - 101.12 feet to a point opposite station 285 + 00, (3) S 25° 32' 45" E - 100.00 feet to a point opposite station 284 + 00, (4) S 19° 50' 07" E - 100.50 feet to a point opposite station 283 + 00, (5) S 32° 02' 14" E - 137.30 feet to a point opposite station 281 + 65; thence with the North, East and Southern marginal lines of Devilbliss Bridge Road as shown on Maryland State Highway Administration Right-of-Way Plat No. 23689 the following seven (7) courses and distances: (1) S. 76° 04' 00" E - 21.93 feet to a point opposite base line station 4 + 77, (2) S 83° 27' 32" E - 26.18 feet to a point opposite station 5 + 00, (3) S 86° 50' 10" E - 54.28 feet to a point opposite station 5 + 50, (4) N 87° 46' 28" E - 52.90 feet to a point opposite station 6 + 00, (5) S 84° 50' 24" E - 43.67 feet to a point North of station 6 + 41.30, thence crossing Devilbliss Bridge Road (6) S 04° 41' 30" E - 60.00 feet to a point South of station 6 + 41.30, (7) S 84° 49' 00" W - 178.07 feet to a point opposite and South of station 4 + 52; thence leaving Devilbliss Bridge Road and continuing along the Eastern right-of-way of U. S. Route 15, as shown on previous referenced Plat No. 42244 the following ten (10) courses and distances: (1) S 37° 51' 59" E - 207.75 feet to a point East and opposite station 278+75, (2) S 14° 58' 20" E - 76.30 feet to a point opposite station 278+00, (3) S 15° 42' 44" E - 152.24 feet to a point opposite station 276+50, (4) S 28° 28' 30" E - 200.25 feet to a point opposite station 274+50, (5) S 21° 42' 57" E - 150.32 feet to a point opposite station 273+00, (6) S 31° 16' 42" E - 100.52 feet to a point opposite station 272+00, (7) S 06° 15' 21" E - 105.95 feet to a point opposite station 271+00, (8) S 19° 50' 07" E - 100.50 feet to a point opposite station 270+00, (9) S 49° 46' 25" E - 109.66 feet to a point opposite station 269+00, (10) S 32° 06' 20" E - 62.92 feet to a point opposite station 268+34.97; thence leaving said right-of-way line of U. S. Route 15 and running in reverse on part of the 19th line of the original form deed dated April 1, 1960, from Claude T. Droneburg to Alton A. T. Williar and wife, as recorded in Liber 651, folio 151 among the land records of Frederick County; thence with part of the 19th line reversed with bearings adjusted N 28° 24' 10" E - 87.82 feet to a point, thence N 12° 07' 37" E - 85.80 feet to a point, thence N 18° 53' 40" E - 137.78 feet to an iron pipe herein set, thence N 46° 07' 37" E - 94.05 feet to a point, thence S 24° 47' 46" E - 42.91 feet to an existing stone pile; thence with an existing wire fence line and lands now or formerly owned by George T. Smith as recorded in Liber 449, folio 221, N 28° 37' 27" E - 669.21 feet to an existing corner fence post; thence with a fence and part of lands of Smith, and part of lands of William G. Keyser as recorded in Liber 617, folio 141 among the land records, S 27° 04' 43" E - 465.09 feet to a point in the center of Old Frederick Road as it now exists; thence with Old Frederick Road N 18° 06' 16" E - 191.54 feet to a point; thence leaving Old Frederick